

114.0

0006

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

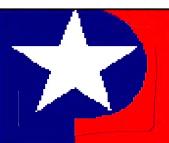
754,100 / 754,100

USE VALUE:

754,100 / 754,100

ASSESSED:

754,100 / 754,100



PROPERTY LOCATION

No	Alt No	Direction/Street/City
62		AERIAL ST, ARLINGTON

OWNERSHIP

Owner 1:	SCHWARTZ BARBARA E	Unit #:	
Owner 2:	BENNETT BRAD A		
Owner 3:			

Street 1:	62 AERIAL STREET
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

Cntry:		Own Occ:	N
Postal:	02474	Type:	

PREVIOUS OWNER
Owner 1: BENNETT BRAD A -
Owner 2: SCHWARTZ BARBARA E -
Street 1: 62 AERIAL STREET
Twn/City: ARLINGTON

St/Prov:	MA	Cntry:	
Postal:	02474-1456	Type:	

NARRATIVE DESCRIPTION
This parcel contains 4,500 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1930, having primarily Wood Shingle Exterior and 1596 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R1 SINGLE FA 100
o water
n Sewer
Census: Electri
Flood Haz: Exempt
D Topo
s Street
t Gas:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4500.000	365,600		388,500	754,100		73217
Total Card	0.103	365,600		388,500	754,100	Entered Lot Size	GIS Ref
Total Parcel	0.103	365,600		388,500	754,100	Total Land:	GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	472.49	/Parcel: 472.4	Land Unit Type:	Insp Date
							10/23/18

Total AC/HA: 0.10331

Total SF/SM: 4500

Parcel LUC: 101

One Family

Prime NB Desc: ARLINGTON

Total: 388,499

Spl Credit: _____

Total: 388,500

Database: AssessPro - FY2021

apro

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

IN 2021

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type:	15 - Old Style			Full Bath:	2	Rating:	Good												
Sty Ht:	1T - 1 & 3/4 Sty			A Bath:		Rating:													
(Liv) Units:	1	Total:	1	3/4 Bath:		Rating:													
Foundation:	2 - Conc. Block			A 3QBth:		Rating:													
Frame:	1 - Wood			1/2 Bath:		Rating:													
Prime Wall:	1 - Wood Shingle			A HBth:		Rating:													
Sec Wall:		%		OthrFix:		Rating:													
Roof Struct:	1 - Gable			OTHER FEATURES															
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Good												
Color:	WHITE			A Kits:		Rating:													
View / Desir:				Fpl:	1	Rating:	Good												
GENERAL INFORMATION				WSFlue:		Rating:													
Grade:	C - Average			CONDOS INFORMATION															
Year Blt:	1930	Eff Yr Blt:		Location:															
Alt LUC:		Alt %:		Total Units:															
Jurisdct:		Fact:	.	Floor:															
Const Mod:				% Own:															
Lump Sum Adj:				Name:															
INTERIOR INFORMATION				DEPRECIATION								REMODELING							
Avg Ht/FL:	STD			Phys Cond:	GV - Good-VG	10.	%	No Unit	RMS	BRS	FL	RES BREAKDOWN							
Prim Int Wall:	2 - Plaster			Functional:			%	1	6	3									
Sec Int Wall:		%		Economic:			%												
Partition:	T - Typical			Special:			%												
Prim Floors:	3 - Hardwood			Override:			%												
Sec Floors:	4 - Carpet	30	%	Total:	10.8		%												
Bsmnt Flr:	12 - Concrete			CALC SUMMARY								COMPARABLE SALES							
Subfloor:				Basic \$ / SQ:	130.00			Rate	Parcel ID	Typ	Date	Sale Price							
Bsmnt Gar:	1			Size Adj.:	1.30789471														
Electric:	3 - Typical			Const Adj.:	0.97709113														
Insulation:	2 - Typical			Adj \$ / SQ:	166.131														
Int vs Ext:	S			Other Features:	94250														
Heat Fuel:	2 - Gas			Grade Factor:	1.00														
Heat Type:	5 - Steam			NBHD Inf:	1.00000000														
# Heat Sys:	1			NBHD Mod:															
% Heated:	100	% AC:		LUC Factor:	1.00														
Solar HW:	NO	Central Vac:	NO	Adj Total:	409836				Juris. Factor:		Before Depr:	166.13							
% Com Wall:		% Sprinkled:		Depreciation:	44262				Special Features:	0	Val/Su Net:	131.99							
				Deprecated Total:	365574				Final Total:	365600	Val/Su SzAd:	229.07							
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:							
SPEC FEATURES/YARD ITEMS												PARCEL ID 114.0-0006-0003.0							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N	Total Yard Items:							Total Special Features:						Total:					

Sum Area By Label :
 TQS = 912
 FFL = 912
 BMT = 912
 OFF = 84
 WDK = 178

RESIDENTIAL GRID

1st Res Grid	Desc: Line 1	# Units: 1													
Level	FY LR DR D K FR RR BR FB HB L O														
Other															
Upper															
Lvl 2															
Lvl 1															
Lower															
Totals	RMS: 6	BRs: 3	Baths: 2	HB											

REMODELING

Exterior:	No Unit	RMS	BRS	FL
Interior:	1	6	3	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:	Totals			
	1	6	3	

RES BREAKDOWN

12	12	OFF 7	(84)
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SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	912	49.840	45,453						
FFL	First Floor	912	166.130	151,512						
TQS	3/4 Story	684	166.130	113,634						
WDK	Deck	178	11.350	2,021						
OFF	Open Porch	84	35.310	2,966						
	Net Sketched Area:	2,770	Total:	315,586						
Size Ad	Gross Are	2998	FinArea	1596						

SUB AREA DETAIL

IMAGE

AssessPro Patriot Properties, Inc